



**STATE OF HAWAII  
DEPARTMENT OF TRANSPORTATION  
869 PUNCHBOWL STREET  
HONOLULU, HAWAII 96813-5097**

**DEC 15 2008**

Board of Land and Natural Resources  
State of Hawaii  
Honolulu, Hawaii

MAUI

Conveyance of Remnant Parcel 1 (Portion), Hana Highway (Paia Spur), NRSH 17-A, From Junction of New Puunene Road with Haleakala Road (F.A.P. 5-C) to Lower Paia Village, Wailuku, Maui, Hawaii, Tax Map Key: (2) 3-8-01:Road (Portion)

REQUEST:

Authorization to convey subject Property, designated as Remnant Parcel 1 (Portion), Hana Highway (Paia Spur), NRSH 17-A, From Junction of New Puunene Road with Haleakala Road (F.A.P. 5-C) to Lower Paia Village, Wailuku, Maui, Hawaii, Tax Map Key: (2) 3-8-01:Road (Portion) as shown on Exhibit A to Old Stable, LLC by quitclaim deed.

LEGAL REFERENCE:

Section 171-52 and other applicable sections of Chapter 171, Hawaii Revised Statutes, as amended.

LOCATION:

The Property is a portion of an old government road remnant of Hana Highway (Paia Spur), NRSH 17-A, From Junction of New Puunene Road with Haleakala Road (F.A.P. 5-C) to Lower Paia Village, Wailuku, Maui, Hawaii, and is situated on the makai side of Hana Highway between Tax Map Key: (2) 3-8-01: 003 and Tax Map Key: (2) 3-8-01: 004.

AREA:

Approximately 121,204 square feet, more or less as shown on Exhibit B (subject to confirmation by the Department of Transportation, Design Branch, Cadastral Section).

ZONING:

Agriculture

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LAND TITLE STATUS:

Ceded, DHHL 30% entitlement lands pursuant to the Hawaii State Constitution:

YES \_\_\_\_\_ NO  X

CURRENT USE STATUS:

Highway and maintenance purposes.

COMMENCEMENT DATE:

Execution date of quitclaim deed.

COMPENSATION:

One-time lump sum payment, based on appraisal of fair market value, to be determined by independent or staff appraiser.

CHAPTER 343 – ENVIRONMENTAL ASSESSMENT:

Not applicable. Subject lands are to be conveyed to abutting landowner(s) and will become privately owned land at that point. Chapter 343, HRS, would not apply to any future development on the Property as no State lands would be involved.

REMARKS:

The Department of Transportation (DOT) has deemed the Property surplus to the needs of the Highways Division. The DOT has complied with all applicable statutory requirements and offered the Property to all abutting owners, of which only Gerald Alderson indicated an interest in purchasing the Property.

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RECOMMENDATION:

That the Board authorize the conveyance of the Property to Old Stable, LLC for its private use, subject to the following:

1. The standard terms and conditions of the most current deed form;
2. Review and approval by the Department of the Attorney General;
3. Such other terms and conditions as may be prescribed by the DOT Director to best serve the interests of the State;
4. The Property shall be conveyed in an “as is” condition and the State makes no warranty or representation about its condition or the presence of hazardous materials on, under or about the same; and
5. Old Stable, LLC must consolidate the Property into the parcel it owns that abuts the Property (67.96 acre site, tax map key (2) 3-8-1:003).

Respectfully Submitted,



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BRENNON T. MORIOKA  
Director of Transportation

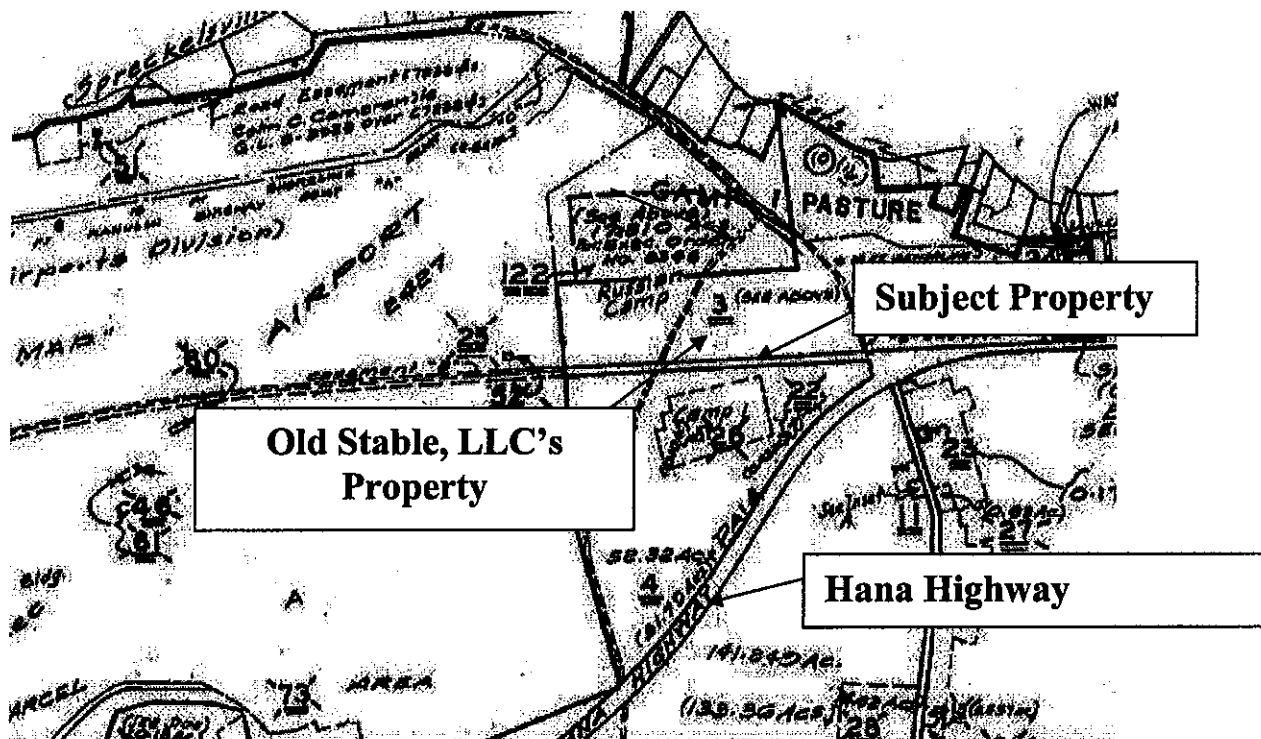
APPROVED FOR SUBMITTAL:



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LAURA H. THIELEN, Chairperson

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